

Message

From: Aviles, Jesse [/O=EXCHANGELABS/OU=EXCHANGE ADMINISTRATIVE GROUP (FYDIBOHF23SPDLT)/CN=RECIPIENTS/CN=9FEDD63547464C589715A846AFAD05EC-AVILES, JESSE]
Sent: 3/6/2019 8:56:12 PM
To: Shen, Stephanie [shen.stephanie@epa.gov]; Piggott, Amelia [Piggott.Amelia@epa.gov]
CC: Wilson, Christina [Wilson.Christina@epa.gov]
Subject: RE: Brownfields assessment request- potentially within the Vasquez Boulevard and I-70 superfund site boundary
Attachments: Frequently Asked Questions.pdf

Hello Stephanie:

A ROD was issued only for residential as the OU is defined as residential properties only. The institutional controls that we placed are only for residential properties. We did two 5YR and are currently performing the third 5YR. Additionally we are in the public comment period to delete OU1. Regarding why the commercial properties were excluded is because sampling done in the neighboring ASARCO Globeville area. The soil sampling results from commercial/industrial properties conducted as a part of the nearby Asarco Globe site investigation did not pose significant risk, and were assumed to be representative of what would be obtained at commercial properties within OU1. I attached the site FAQ. It talks about commercial properties in OU1.

Hope this helps.

Jesse

From: Shen, Stephanie
Sent: Tuesday, March 5, 2019 16:09
To: Aviles, Jesse <Aviles.Jesse@epa.gov>; Piggott, Amelia <Piggott.Amelia@epa.gov>
Cc: Wilson, Christina <Wilson.Christina@epa.gov>
Subject: RE: Brownfields assessment request- potentially within the Vasquez Boulevard and I-70 superfund site boundary

Hi Jesse,

Thank you for your quick response! We have a couple of follow-up questions since the brownfields sampling request is to look at contamination that are the same as what is listed on the NPL (lead/arsenic) and within the OU1 footprint. Do you know if the NPL boundary which excludes commercial properties was based on a risk assessment? Do you know if there are any institutional controls that exist that may speak to commercial properties within the footprint of the OU? Or has a ROD been issued for this OU? Have we done any 5 year reviews?

Thanks,
Stephanie

Stephanie Shen
Brownfields Project Manager

EPA Region 8
Denver CO 80202
303-312-6184
Shen.stephanie@epa.gov

From: Aviles, Jesse
Sent: Monday, March 4, 2019 4:05 PM
To: Shen, Stephanie <shen.stephanie@epa.gov>; Piggott, Amelia <Piggott.Amelia@epa.gov>
Cc: Wilson, Christina <Wilson.Christina@epa.gov>
Subject: RE: Brownfields assessment request- potentially within the Vasquez Boulevard and I-70 superfund site boundary

Hello Stephanie:

The address is within the footprint of OU1. However, OU1 does not include commercial properties. I also checked if the address provided was in the list of properties we sampled and cleaned up. The address is not in the list.

Let me know if I can be of additional help.

Jesse

From: Shen, Stephanie
Sent: Monday, March 4, 2019 15:29
To: Aviles, Jesse <Aviles.Jesse@epa.gov>; Piggott, Amelia <Piggott.Amelia@epa.gov>
Cc: Wilson, Christina <Wilson.Christina@epa.gov>
Subject: Brownfields assessment request- potentially within the Vasquez Boulevard and I-70 superfund site boundary

Hi Jesse,

Thanks for speaking with me on the phone – As I mentioned, we have received a request to conduct a Brownfields Assessment for the Focus Points Family Resource Center property located at 2501 E 48th Ave, Denver CO 80216. The assessment request is to look at lead and arsenic in the soil prior to them developing an urban farm on the property.

Jesse – would you confirm whether the property 2501 E 48th Avenue Denver CO 80216 is located within in the known boundary of this National Priorities List (NPL) site or if the property is outside of the boundary or if the property has been delisted from the NPL? Per our phone call, it sounds like the NPL only considers residential properties in operable unit 1 and I think this property is a business property – if you could confirm that would be great.

For your reference, I have attached the application for the brownfields assessment and corresponding Phase I ESA findings/conclusions that was completed for the property indicating a the property is within the superfund boundary and recommendation to look at lead and arsenic for areas that will be used as a playground/garden. I have also attached our SOP for making brownfields determinations for properties within the NPL and the RPM template for responding (but the template form is only necessary if the property falls within the NPL defined boundary).

Amelia – This is a Targeted Brownfields Request and am just keeping you in the loop as I will follow-up with you regarding eligibility once we receive Jesse's response regarding whether the property falls within the NPL boundary.

Let me know if you have any questions.

Thanks,
Stephanie

Stephanie Shen
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